

<b>Hilton Lake Homeowners Association Board</b> <hr/> Date: July 7th, 2015 Time: 7pm Location: Fire Station	<b>Monthly Meeting Minutes</b>	
	<b>Homeowners Present</b> - Skip Olmsted - Cindy & Lucinda Dionsiou - Rick Gosser - Ray Delger	<b>HOA Board Members</b> <input checked="" type="checkbox"/> Jim Brandley (2017) – President <input checked="" type="checkbox"/> Rory Engel (2018) - Vice President <input checked="" type="checkbox"/> Charlene Lind (2016) - Treasurer <input checked="" type="checkbox"/> Christian Mead - Secretary (2017) - Secretary <input checked="" type="checkbox"/> Costica Gheorghiu (2016) <input checked="" type="checkbox"/> Jade Miller (2017) <input checked="" type="checkbox"/> Dave Meythaler (2018)

Agenda Item	Topic & Discussion	Follow Up/ Responsible Party for Follow-up
Opening of Meeting	Meeting called to order at 7:00 PM by Jim Brandley. It was noted that a quorum of the Board of Directors were present.	
Approval of prior meeting minutes	Reviewed the June 2nd 2015 meeting minutes.  Motion for approval by Jim Brandley, seconded by Jade Miller and carried to approve the June 2nd, 2015 minutes.	
<b>Report of Officers:</b>		
Treasurer	Charlene provided an update on expenditures for the year: - \$19,000 for year in expenses so far - Fence Lawsuit: \$6,500 for the year and \$10,000 for total	
President	The HL HOA invited our lawyer Toni Froehling to the meeting. Toni provided an update of the lawsuit. We are waiting for a court date at this point.	
Secretary	- None	
<b>Homeowner Presentation/concerns:</b>		
	- Cindy & Lucinda Dionsiou: present to discuss maintenance of their home and the requirements of their renters  - Olmsted: Requesting the installation of a 6 feet fence. It meets the requirements and is for the replacing of the existing fence.	
<b>Report of Committees:</b>		
Landscape	- Discussed tree cutting issues within the neighborhood. <ul style="list-style-type: none"> <li>o In question is lot #23 of Div No. 2, are the trees in the back of the property able to be trimmed and remove a dead tree. The dead tree maybe cut down if it's on their property.</li> </ul>	

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	<ul style="list-style-type: none"> <li>○ In question is lot #51 of Div No. 1, do we trim the trees on the community property on the back side of the property. The work party will look into trimming.</li> <li>○ In question is lot #45 of Div No. 2, the dead tree will be reviewed during the work party.</li> <li>- The laws within the CCNRs and maps protect the vegetation within 20 feet of the back of property. Vegetation needs to remain in substantially natural state.</li> <li>- Jade motions that any proposal requesting liming of large trees up to 6 feet from the ground within the cutting restriction area of the homeowners property with board approval with be considered. Second by Rory. Third by Christian.</li> <li>- Vote: Approve the motion proposed by Jade. Yeas: Jade, Charlene, Rory, Dave. Nays: Jim, Costica.</li> <li>- Vote: Lot #23 of Div No. 2 may limb tree up to 6 feet from the ground. Yeas: Jade, Charlene, Rory, Dave. Nays: Jim, Costica.</li> <li>- Do we allow for the removal of dead trees within the cutting restrictions? <ul style="list-style-type: none"> <li>○ Defined dead tree as a tree no longer living and presenting a threat to property and life.</li> </ul> </li> </ul>	
Architectural	<ul style="list-style-type: none"> <li>- Costica was present to request approval to replace current deck with a new deck in the same style. The deck meets the requirements and was approved by the Architectural Committee.</li> </ul>	
Planning	<ul style="list-style-type: none"> <li>- Planning committee has defined a date for the work party of Saturday, September 12<sup>th</sup>. The committee will be meeting on July14<sup>th</sup> at 7pm to discuss the details of the work party. Jade will be the work party lead.</li> </ul>	
Lakes	<ul style="list-style-type: none"> <li>- Look to getting bids on getting a large well for pumping water into lakes. Jim will get bids.</li> <li>- Treatment of lakes needs attention. Look at getting a new company to treat lakes. Jim to get bids.</li> </ul>	
<b>Old Business:</b>		
Lawsuit	<ul style="list-style-type: none"> <li>- Toni attended the meeting to discuss the current state of the lawsuit and waiting for a trial date.</li> </ul>	
<b>Other Business:</b>		

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Committees	None.	
Meeting adjourned at: 9:30 PM	Next meeting September 1st, 2015 at Hilton Lake Fire station.	